

AGENDA

PLANNING BOARD

TOWNSHIP OF BERKELEY HEIGHTS, NEW JERSEY

Regular Meeting

July 15, 2015 7:30 PM

Members: Mr. Einbinder, Mr. Johnson, Mr. Woodruff, Mr. Niceforo,
Mr. Monaco, Mr. Graziano, Mr. Beal, Mr. Pirone,
Mr. Bocchino, Mr. Cunningham, and Ms. Perna

Mr. Willard, Board Attorney

Mr. Solfaro, Board Engineer

Note: Meeting is being held in conformance with all regulations of the SUNSHINE LAW and the proper notice has been given to the Courier News; also, the Agenda has been posted in Town Hall, Board Office and supplied to the Township Clerk at least forty-eight hours prior to the meeting. The Agenda items will not necessarily be heard in the order listed and the meeting will not continue substantially past 10:30 PM.

Roll Call:

Adoption of Minutes:

May 6, 2015 Regular Meeting

Correspondence Related to App.#SP-4-15: Snyder Avenue Berkeley Heights, L.L.C.:

Letter dated July 9, 2015, from Thomas A. Bocko, Berkeley Heights Zoning Officer, to William Willard, Esq., Planning Board Attorney regarding height of the proposed building addition

Adoption of Resolution:

App.#SP-4-15: Snyder Avenue Berkeley Heights, L.L.C., 330 Snyder Ave., Bl.1901, L.49

Proposal to add a second story to a single-story building in order to increase both the office and the warehouse spaces. The occupants of the current building are involved in the business of freight shipping and short term storage, serving both the private and the public (military) sectors. The proposed expansion would require, or would potentially require, variances for the following: Front Yard Setback, Side Yard Setback, Building Coverage, Building Height, Other Coverage, Total Coverage, Accessory Structure and Parking. (LI-Zone)

Planning Board Discussion:

Submission of Color Rendering (as required by Resolution), App.#SP-1-15 Paone Realty Associates, LLC, 308-312 Springfield Ave., Block 801, Lots 28, 28.01 & 34

Correspondence:

Pertaining to Bl. 702, L. 17 ("Kings Property") and Bl. 702, L. 13 ("Theater Property"):

- Letter dated June 17, 2015 to Mayor and Council from Stephen A. Urban, Esq., Connell Foley LLP;
- Letter dated May 14, 2015 to Mayor and Council from Robert A. Kasuba, Esq., Bisgaier Hoff, LLC;
- Letter dated May 14, 2015 to Mayor and Council from Stephen A. Urban, Esq., Connell Foley LLP

Pertaining to Bl. 1901, L. 35 (100 Locust Avenue):

- Letter dated June 19, 2015 to Honorable Robert Woodruff and Township Council from Brett E. Tanzman, Esq., Wilf Law Firm, LLP

Other Correspondence:

- Letter dated June 4, 2015 to Municipal Clerk, Mayor and Council from Ronald S. Ladell, Senior Vice President, AvalonBay Communities, Inc. regarding the Affordable Housing Service List
- Letter dated June 3, 2015 to Ms. Ana Minkoff from Yolanda Rodriguez, Esq., Toll Brothers regarding inclusionary housing request for addition to Township Notice/Service List

Adjournment:

Connie Valenti, Secretary